



City Council Meeting Minutes  
Monday, March 20, 2023 at 6:30 p.m.  
In the library meeting room at Five Points, 360 N. Wilmor Road, Washington, Illinois

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<b>Call to Order</b>	Mayor Manier called the regular meeting to order at 6:30 p.m. with a quorum present.
<b>Roll Call</b>	Present: Alderpersons Adams, Blundy, Brownfield, Butler, Dingledine, Schone, Stevens and Yoder
<b>Also Present</b>	Mayor Gary Manier, City Administrator Jim Snider, City Engineer Dennis Carr, Planning and Development Director Jon Oliphant, Public Works Director Brian Rittenhouse, Finance Director Joanie Baxter, Police Chief Mike McCoy, Deputy Police Chief Jeff Stevens, City Treasurer Abbey Strubhar, City Clerk Valeri Brod, and City Attorney Derek Schryer
<b>Pledge of Allegiance</b>	All stood for the Pledge of Allegiance led by Mayor Manier.
<b>Citizens Wishing to be Heard</b>	<p>Brett Pudik provided a statement regarding his and Alderperson Blundy’s concerns with the Hamilton Report. He feels the report might show errors that could have been inflated by millions of dollars. Mr. Pudik shared his multiple concerns regarding costs, the criteria that was used, Council’s response, alternate alignments, the number of lineal feet, responsibilities, and discrepancies. He asked for a review of the items presented by Alderperson Blundy. Mr. Pudik provided his statement which is attached and made part of these minutes.</p> <p>Washington resident John Amdall introduced his wife Sharon and shared a comment regarding the Comprehensive Plan. He referenced the time frame for the plan, a focus on the negatives, public services, high incomes, exceptional schools, services, a focus on residential growth, the need to balance with city revenue growth, the need to show tax revenue sources and possible job creation. Mr. Amdall provided his statement which is attached and made part of these minutes.</p> <p>Washington Township resident Allison Montgomery provided a statement regarding the Comprehensive Plan. She shared her concerns including that Nofsinger stops at the bypass, recreation trail concerns, right-of-way purchasing, a recreation trail on Nofsinger, a recreation trail on North Main, Park District involvement, agricultural assets, sustainability and resiliency. She asked about what determines valuable farmland and the winery. Ms. Montgomery provided notes which are on file and available in the City Clerk’s office.</p>
<b>Review Agenda for Deletions/Additions</b>	<p>Nothing was added or deleted at this time.</p> <p>Alderperson Blundy asked if Item K will be removed from the Consent Agenda, Mayor Manier confirmed that it will be removed during the Consent Agenda portion.</p>
<b>Consent Agenda</b>	<p>Mayor Manier presented the Consent Agenda for approval of the following items:</p> <ul style="list-style-type: none"><li>A. Approve Minutes of the March 6, 2023 Regular City Council Meeting</li><li>B. WWTP UV Bulbs Purchase Authorization</li><li>C. WWTP Sludge Drying Bed Catwalk Purchase Authorization</li><li>D. WWTP Security Fence Repair Purchase Authorization</li><li>E. Approval of Streetlight for Peach Street Cul-de-sac</li><li>F. Approve Bills and Payroll</li><li>G. Accept Financial Reports for the Period Ended February 28, 2023</li><li>H. Commodity Bid Contractor Approval and Purchase Authorization</li><li>I. Wastewater Treatment Sludge Disposal Contract Authorization</li><li>J. WTP #1 Well #8 Emergency Replacement Payment Authorization</li><li><del>K. Bid Award - Felkers Subdivision Ditch Grading</del></li><li>L. Bid Award - Southeast Square Sanitary Sewer Reconstruction</li><li>M. Bid Award - Southeast Square Watermain Reconstruction</li></ul> <p>Alderperson Stevens motioned to approve; Alderperson Adams seconded.</p> <p>Alderperson Schone asked for clarification regarding Item H and stated that commodities have risen significantly in the past year.</p> <p>Alderperson Stevens asked about Consent Agenda items L and M. She stated that the memo only had the information about the bid but not the redevelopment agreement. Mayor Manier clarified that the agreement impacts five properties on the Square.</p> <p>Alderperson Blundy asked that since items L and M are part of the agreement, can an increase impact the \$1.1 million. Administrator Snider stated that the agreement is to provide the water and sewer connections. He noted the economic changes since they were originally estimated.</p>

Alderson Blundy expressed concern for going over the \$1.1million estimated total. Attorney Schreyer clarified that the City accepted the responsibility for the infrastructure with prices from 15 months ago. Engineer Carr shared that the sanitary sewer remained about the same as what was designed. It is in the Danforth Alley that contains other utilities, so the City will outsource it. Mr. Carr stated that the water main changed when staff discovered that a line on High Street, south of Bus24 is already a 6” PVC line so the upgrade was not needed in that location. By tying into the line at Danforth Alley it would supply water to four or five businesses on the Square. Staff also found that the current lines tie in at Catherine and Holland and since Catherine will be our next project it did not make sense to extend all the way to Jefferson. Another item affecting the change is that they will be brewing far less beer locally than originally planned, so they may not need the water main in that area. This would allow them to focus on water mains that are having issues which would be fiscally more responsible.

Mr. Snider shared that the original estimate for the water main was \$75,000 but the new bid is \$52,000. The waste water bid was originally was \$50,000 and the low bid is \$93,000. He also shared that this is on the Consent Agenda because Council approved the agreement even though it has increased from 2021.

Alderson Blundy and Mr. Carr clarified the project locations.

In response to Alderson Stevens’ question about removing Item K from the Consent Agenda, Mr. Snider explained that they bid out the ditch and culvert work and they felt it was not appropriate to award only one part of the bid to the low bidder, even though the City has legal right to do so. He also shared that Mr. Krumholtz’s firm was the lowest bidder but staff decided to do some of the work in-house, leaving Mr. Krumholtz the high bidder for the remainder of the work. Mr. Snider shared that there will be other ditch projects in 2024 and they will rebid that portion.

Alderson Stevens amended her motion to include the removal of Item K from the Consent agenda; Alderson Adams seconded the amended motion.

Alderson Blundy stated that although it is a legal practice, it might not be our best practice and bidding on multiple items should be viewed as a package. He feels Mr. Krumholtz is right but in the best interest of the City we should send out three bids; one for the package deal, one for the ditches, and one for the culverts.

Mr. Snider shared that the people who bid on this had conversations with our engineer and our procedure is as good as any other city he has worked with.

Mayor Manier stated that this is similar to the process for 305 Walnut which came in high so they separated it out to save the city \$20,000.

Alderson Schone stated that the process is correct and it is actually saving money. He said the chemical bids are set up the same way, that way each vendor can give the best price on different chemicals.

8 Ayes: Adams, Blundy, Brownfield, Butler, Dingledine, Schone, Stevens and Yoder  
0 Nays:

Motion carried by roll call vote.

**Announcements and Proclamations**

None at this time.

**Finance & Personnel Committee**

Finance and Personnel Committee Chairman Buter shared that there are no business items to present.

**Public Safety Committee**

Public Safety Committee Chairman Adams stated that they have Item E on the Consent Agenda and a resolution to present later tonight.

**Public Works Committee**  
*Freedom Parkway Phase 3 Construction Engineering Agreement*

Public Works Committee Chairman Brownfield introduced City Engineer Dennis Carr to provide details regarding the Freedom Parkway Phase 3 Construction Engineering Agreement. Mr. Carr shared that this project is too large for staff to manage solely so an RFQ was put out and Millenia was selected. Mr. Carr noted that the City has a good relationship with them and feels comfortable that they will provide the best quality construction. The agreement is for \$896,000 and will contain a winter shut down period. Mr. Carr stated that this will cross over two budget cycles.

Alderson Schone motioned to approve; Alderson Adams seconded.

8 Ayes: Adams, Blundy, Brownfield, Butler, Dingledine, Schone, Stevens and Yoder  
0 Nays:

Motion carried by roll call vote.

The following staff updates were provided:

Public Works Director Brian Rittenhouse stated that Hoerr Construction is working on CIPP lining and he had a meeting with Ameren for the Gen Set at the lift station which they want up and running in about a month.

City Engineer Carr shared that the Freedom Parkway right-of-way was approved by IDOT as they were waiting on paperwork from one of the property owners; they are still working on an April leading with construction starting in May or June; they are working with Ameren for a buried utility where a storm sewer should go; the Nofsinger paperwork is due; there is a bike path on the east side of Nofsinger; they were not able to get letters out for Hilldale’s drainage channel; TWM is in town and they may have already found a leak.

Alderperson Stevens asked for an update on Bus24 and if there was to be work from the viaduct to Bondurant. Mr. Carr said they still haven't heard and noted they have a different budget cycle.

Alderperson Stevens asked Mr. Oliphant if we have a COA for the brew pub and Mr. Oliphant referred to a possible meeting next week. Mr. Oliphant stated that the permit could be issued the next day. Alderperson Stevens asked for clarification that the city had no involvement of any businesses closing on the Square due to the development.

**Mayor** Nothing additional added at this time.

**City Administrator** City Administrator Snider introduced Planning and Development Director Oliphant to provide information regarding the Draft Comprehensive Plan. He introduced Zach Borders who reiterated that this is a draft and improvements can be made. He provided a presentation using the following link:  
<https://drive.google.com/drive/folders/1odz0s3plGzuRQdvqcq61Uic5u7Gx1sdpE>

*Draft Comprehensive Plan Review* Mr. Borders is calling it "Plan Washington" because it is an action verb. He stated that the structure is easily editable and can be expanded over time. Mr. Borders explained their process of grouping similar items together. He showed an illustration of what the Square could look like in the future. He noted the change of ownership at Hillcrest and that they are exploring the development. He also noted conversations with IDOT that received chuckles. He showed a concept illustration of Sunnyland Plaza and explained that the property owner has expressed interest in the concepts that are shown. Mr. Borders shared a concept illustration of the area near Nofsinger. He stated that the community has requested a proud gateway into our community. The area could have multiple uses including business, recreational pathways, a detention pond and natural grasses towards the north.

Alderperson Blundy and Mr. Borders clarified that there will be a dedicated page for Freedom Parkway and it will contain an industrial component.

Alderperson Stevens asked if the Georgetown property has sold and is it the same developer as Hillcrest. Mr. Borders stated that he is not at liberty to talk about the ownership but he thinks there would be cohesion between the two.

Alderperson Stevens asked if their ideas will be brought to Council, stating that people have asked to come to Council and staff did not bring it to Council.

Mr. Oliphant stated for the record that he would not tell anyone that they could not come to Council. Mr. Oliphant stated that we don't want to create a process that would make it so difficult that no one would want to do it. He invited anyone who wants to present to Council to do so.

Alderperson Stevens and Mr. Borders discussed the topography and possible development styles for the Hillcrest property. Mr. Borders shared different types of bicycle infrastructure including a bicycle component on-street which would be unique to our area and could increase bicycle and electric bicycle usage in the area. He feels this would connect neighborhoods and provide options for transportation and help with traffic calming and traffic safety.

In reference to the concept drawings, Mayor Manier noted that a landowner could change their ideas.

Alderperson Blundy liked the approach using goals tasks and sub tasks. He and Mr. Borders clarified that the plan would start with adjustments to policy and whatever staff focuses on would send the message to IDOT that we are ready.

Alderperson Schone said he noticed the on-street parking might reduce the number of lanes and reduce traffic in town. He suggested making a priority list of roads. Mr. Borders shared that our roadways are currently big, and narrowing the lanes to include bicycle lanes, may be the cheapest way to reduce speed.

Mayor Manier thanked Mr. Borders and invited everyone to reach out with any questions.

*FY2024 Budget Review - Hamilton Alternate Analysis Costs Review/Group 5 Summary Sheets* FY2024 Budget Review - Hamilton Alternate Analysis Costs Review/Group 5 Summary Sheets---Jim shared this is the last group presentation to review. He provided the calendar for the passage of the budget which will occur on April 17th.

*Summary Sheets* Administrator Snider introduced Engineer Carr who provided a memo in regards to Blundy's questions about the Hamilton report. He shared that the memo went to Council prior to the meeting. He noted that there was concern with pipe installation, general tree removal, sodding and other items that were out of the ordinary. Staff was given the direction to acquire an unbiased option so they stayed out of the draft writing. Mr. Carr explained that while he has heard it referred to as a City/Hamilton alignment, the City had nothing in it to keep in unbiased. He noted the main drivers of the cost were the pipe installations. Mr. Carr explained that once the pipe goes too deep it becomes dangerous and 28-feet is the guide to when open trenching would stop. Mr. Carr shared that reducing the pipe quantities for the trenchless and redoing the sodding component brought the three alignments closer together in price. He noted the use of pulling information from PDFs, not in design mode, which can provide strong measurements. He noted Alignment B is still the cheapest but Alignment L-1 is closer. In reviewing the need for easements, access will be difficult in all situations. Mr. Carr shared that access agreements will be needed and Alignment B has the only access that has been reviewed. Engineer Carr shared that land acquisition costs are different and will change based on the land type. He shared that he was not able to get to the system under pressure with the offloading sewer and bypass lines and he will review those this week.

Alderperson Adams stated that when Hamilton was chosen, they were a reputable firm and asked if they should have corrected the report instead of making Mr. Carr take his

time to do it. Mr. Carr said we can have them make updates but they will state that it is a draft report that can be adjusted due to errors.

Aldersperson Adams and Mr. Carr briefly discussed the cost of maintenance.

Aldersperson Adams asked if the Strand Report needed to be reviewed for accuracy as well. Mr. Carr said he was using Strand’s unit pricing and the Strand’s alignment was reviewed the same as the others. He noted that the unit costs were created in 2019 and the increases have been millions of dollars on every alignment.

Aldersperson Blundy asked why Hamilton was cancelled and asked for Howard to come back to discuss. He noted characteristics of Route E-3 and asked that they come back and explain the report.

Aldersperson Butler discussed the difference between a draft report and a final draft report. He noted that Mr. Hamilton publicly presented numbers without hesitation, giving total costs but construction engineering, abandonment of the final lineal feet were not included. He estimated Route B at \$12 million, L-1 at \$15 million, and E-3 at \$17 million. Aldersperson Butler said he is regulated by the State of Illinois and he doesn’t make a \$5.8 million mistake without explanation. He explained that Strand is their chosen engineer and they chose Route B. He noted the recommendation of either doing Strand’s Route B or relief sewers with an SSES. Aldersperson Butler stated that smoke testing was done to see if the relief sewers would work and they thought an SSES would find a high probably of issues. Mr. Butler stated that we did not stop the report, we found out that the relief sewers wouldn’t work directing us back to Route B with Strand as our engineer. Aldersperson Butler stated that we should let Mr. Hamilton know that he is being accused of millions of dollars in errors and allow him to provide answers.

Alderspersons Blundy and Butler discussed the SSES, where it was done and its results.

Aldersperson Dingleline explained Strand has done great work for us before and they are one of the best firms in the country.

Aldersperson Schone said they did the 2008 expansion and they did a great job and that is why they have done Phase 1. He shared that they did wet weather flows that determined the east end of town is where the issues are and he doesn’t think they will find the numbers in the other areas of town.

Administrator Snider shared that when he worked for a city in West Virginia, they tried to upgrade the water system and everything locked up resulting in school closures. A search in 2006 lead them to hire Strand which he interviewed multiple times. Strand came in to handle the remediation and the community got glowing reviews. Mr. Snider noted there are only a handful of engineering firms that can do this and Strand is one of the best.

Aldersperson Butler said the most important part of the Strand report is that there is no direct route between STP1 and STP2 that doesn’t go through private properties and we have had two firms give the same option.

Aldersperson Adams stated that we didn’t reject the Strand report but wanted to check the options. He agreed that Howard needs to give an explanation.

Aldersperson Stevens stated that Strand said we need to get a handle on the I&I and she feels things have not been done completely.

Mayor Manier clarified that Mr. Carr will seek more answers from the Hamilton report and bring it back to Council.

\* *Due to a technical difficulty, Mayor Manier continued on to Agenda Item XI, Resolutions and came back to Agenda Item X-B, FY2024 Budget Review later in the meeting.*

**Resolutions** City Administrator Snider provided the following Resolution for consideration:  
**Synopsis:** Adoption of this ordinance would authorize the retirement of the City of Washington’s first police canine and transfer ownership to Thor’s handler, Officer Dan Foster.  
**Title:** A Resolution Authorizing the Retirement of a Police Canine and Transfer of Ownership.  
Aldersperson Dingleline motioned to approve; Aldersperson Butler seconded.  
8 Ayes: Adams, Blundy, Brownfield, Butler, Dingleline, Schone, Stevens and Yoder  
0 Nays:  
Motion carried by roll call vote.

**Second Reading Ordinance** City Administrator Snider provided the following Ordinance for consideration:  
*Intergovernmental Agreement – Tazewell County Recycling Grant*  
**Synopsis:** Adoption of this ordinance would allow the City of Washington to enter into an intergovernmental agreement with the County of Tazewell for a County Approved Recycling Collection Program.  
**Title:** An Ordinance Approving an Intergovernmental Agreement – Tazewell County Recycling Grant.  
Aldersperson Brownfield motioned to approve; Aldersperson Adams seconded.  
8 Ayes: Adams, Blundy, Brownfield, Butler, Dingleline, Schone, Stevens and Yoder  
0 Nays:  
Motion carried by roll call vote.

**Second Reading Ordinance** City Administrator Snider provided the following Ordinance for consideration:  
*2023 Orthophotography Project Intergovernmental Agreement*  
**Synopsis:** Adoption of this ordinance would approve an Intergovernmental Agreement between the City of Washington and Tazewell County to participate in a countywide orthophotography project.  
**Title:** An Ordinance Approving the 2023 Orthophotography Project Intergovernmental Agreement.



Alderson Adams motioned to approve; Alderson Stevens seconded.  
8 Ayes: Adams, Blundy, Brownfield, Butler, Dingledine, Schone, Stevens and Yoder  
0 Nays:  
Motion carried by roll call vote.

**Second Reading Ordinance**  
*Nuisance Code Amendment*  
City Administrator Snider provided the following Ordinance for consideration:  
**Synopsis:** Adoption of this ordinance would amend Chapter 96 of the City Code to add an enumerated nuisance to allow the City to file a lien for the cost incurred for the City's abatement of any nuisance.  
**Title:** An Ordinance Approving a Nuisance Code Amendment  
Alderson Brownfield motioned to approve; Alderson Schone seconded.  
8 Ayes: Adams, Blundy, Brownfield, Butler, Dingledine, Schone, Stevens and Yoder  
0 Nays:  
Motion carried by roll call vote.

**Second Reading Ordinance**  
*2023 Sidewalk and Curb Replacement Pilot Program*  
City Administrator Snider provided the following Ordinance for consideration:  
**Synopsis:** Adoption of this ordinance would amend Chapter 98 of the City Code, Streets and Sidewalks, to add a new pilot sidewalk and curb replacement program.  
**Title:** An Ordinance Approving the 2023 Sidewalk and Curb Replacement Pilot Program.  
Alderson Stevens motioned to approve; Alderson Brownfield seconded.  
8 Ayes: Adams, Blundy, Brownfield, Butler, Dingledine, Schone, Stevens and Yoder  
0 Nays:  
Motion carried by roll call vote.

**Second Reading Ordinance**  
*Adoption of 2023 Official Map of Zoning Districts*  
City Administrator Snider provided the following Ordinance for consideration:  
**Synopsis:** Adoption of this ordinance would approve the City of Washington Official Zoning Map for 2023 as required by State Statute.  
**Title:** An Ordinance Approving the Adoption of the 2023 Official Map of Zoning Districts.  
Alderson Adams motioned to approve; Alderson Yoder seconded.  
8 Ayes: Adams, Blundy, Brownfield, Butler, Dingledine, Schone, Stevens and Yoder  
0 Nays:  
Motion carried by roll call vote.

*FY2024 Budget Review - Hamilton Alternate Analysis Costs Review/Group 5 Summary Sheets*  
Mr. Snider introduced Finance Director Joanie Baxter and staff who provided the following budget details through the following link: <https://city-washington-il-budget-book.cleargov.com/8274/introduction/transmittal-letter>  
Ms. Baxter explained that we are using DebtBook software that would allow assistance to track our leases and other debts.  
Public Works Director Brian Rittenhouse shared:  

- Professional fees account was increased by \$12,500
- Leased/Rent Expenses have increased \$75,000 due to more vehicles in the fleet
- Repair and Maintenance Commodities increased by \$10,000 due to inflation.
- Fuel increased by \$50,000 because of increases in fuel prices.
- Purchase Equipment and Vehicles increased \$503,000 due to the WWTP skid steer has not been received so it was re-budgeted in case it isn't received until May. Mr. Rittenhouse also explained that we are waiting on three mowers, three plow trucks and they have discussed getting a track excavator with attachments in lieu of using the Township's which we have borrowed more than 20 times. He shared the benefits of using a track excavator versus a back hoe.

Alderson Schone asked if they would use the excavator for stormwater projects and Mr. Rittenhouse explained that is has been considered.  
Ms. Baxter shared that there is an attachment to the presentation detailing funding using department transfers. She shared that blue is for Enterprise, yellow will be this next fiscal year, and white means they will not be leased. She noted that we also don't lease the smaller equipment and MERF is well funded and reviewed on an annual basis.  
Ms. Baxter shared that the Capital Replacement Equipment Fund was established in 2017. She noted that department heads reviewed this fund and found staff is taking too much time with tracking low-cost items.

- There is a replacement schedule included in the presentation at the bottom.
- We have to re-budget the in-car video system for the Police Department, an outdoor warning siren, and the generator because we probably won't get it before May.

Alderson Blundy asked if there is a siren on Grandyle. Deputy Police Chief Stevens stated that it was a planned siren to accommodate the growth of the City but the area is currently well covered.  
Ms. Baxter shared the following regarding the Building Maintenance Fund:

- It is a newer fund that was revamped this year.
- A schedule is also included in this fund.
- It includes some painting.
- It includes the clean-up of the lot next to City Hall.
- They are putting aside money for Public Works buildings.
- They need to replace the roof at WTP1.

Ms. Baxter shared that the new ClearGov software doesn't have an All-Fund Summary, but she will be working towards providing one, as well as a General Funds Summary.

Mr. Rittenhouse included that the combined facility for Public Works has changed based on research for the Evidence Building and Township Building. They have increased it from \$1.5 to \$2 million. He also noted that some roof replacement and exterior work needs to be done and Storage Building South needs some attention for repairs. The roof on WTP1 also needs to be replaced as well as the consideration of a building at the Cemetery that includes office space and storage.

**Aldersperson’s Comments**      None provided at this time.

**Executive Session**      At 8:48 p.m. Aldersperson Dingledine motioned to move into executive session; Aldersperson Stevens seconded for the purpose of: 5 ILCS 120/2(c) (1) – The appointment, employment, compensation, discipline, performance, or dismissal of specific employees of the public body or legal counsel for the public body, including hearing testimony on a complaint lodged against an employee of the public body or against legal counsel for the public body to determine its validity.

8 Ayes: Adams, Blundy, Brownfield, Butler, Dingledine, Schone, Stevens and Yoder  
0 Nays:  
Motion carried by roll call vote.

**Adjournment**      At 9:51 p.m. Aldersperson Schone moved to adjourn; Aldersperson Brownfield seconded.  
Motion carried unanimously by voice vote.

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Valeri L. Brod, City Clerk